

DESIGN REVIEW BOARD - MINUTES

CITY CONFERENCE ROOM 107

November 9, 2006: 4:00 P.M.

1A. Roll Call.

Members present: Bostater, Hamman, Lynch, Millikin, Nelson, Perney and Renz

Members absent: None

Department staff: Burger, Klima

1B. Introduction of Guests.

Jeff Gillam, Steve Ryan

1C. Additions or corrections to the agenda.

None.

2. Old Business:

None.

3. New Business:

- 3A. Review of Application #CC06-14, filed by Jones-Gillam Architects and Engineers on behalf of St. John Lutheran Church, requesting the approval of a Certificate of Compatibility to allow the construction of a building addition on the west side of the Church property located at 302 S. 7th Street. The property that is the subject of this application is legally described as Lots 170, 172, 174 and 176 on 7th Street, Original Town of Salina and is addressed as 302 S. 7th Street.**

Mr. Burger presented the staff report as it is contained in the case file for the property.

Ms. Perney asked if the Board members had any questions.

Mr. Nelson asked on the mechanical equipment where will that be placed? Will it be relocated to a different area or is it going to be fenced in?

Mr. Gillam stated most of the equipment that you see we are going to try to relocate and screen. Condensers are going to be on the roof. We will rework the chillers that are down in the basement. All that is done in an effort to beautify this portion of the building because this will be one of entrances to the Church. More people are going to be coming into this facility from the west. We did partner with the Pioneer Group across the street. In this original picture you see all the telephone lines and wires, all that stuff has now been put underground. So we really think that this will be an asset to the neighborhood. We know that parking is becoming more and more of an issue there. We share the parking across the

street from the Masonic Center. But as the hospital moves we are trying to protect our interests and allow for parking in the future.

Mr. Nelson stated I notice that the trash pickup is at the back of the building. Is that going to be moved to a new location?

Mr. Gillam stated actually that is all going to remain located at the south. There is a dumpster there now but that would be relocated to the south.

Mr. Nelson asked the other thing I see is there going to be paint on the metal surfaces?

Mr. Gillam stated the only painted metal on the exterior would be painted gutters or flashings. Whether that is copper like on the old Church or a similar kind of finish. The addition will match the original in the precast stone and brick we are using, it is designed to tie in with the existing structure.

Mr. Hamman stated on the trees, I noted that on your computer rendition that most them will be salvaged? Is that why there is an angled median in the future parking lot?

Mr. Gillam stated that is the reason why the parking lot plan has such an odd layout. One is to keep the flow. They wanted us to keep the driveways as far apart as we can and to allow us to add a driveway in addition to the alley. That is to combine the driveways into one driveway. Some of the islands that you go around are to protect the trees. We are trying to salvage as much of those as we can. There may be one or two that may end up in the parking area and would have to be removed. We realize that the trees as they are will be an asset to that area.

Mr. Millikin asked is that shed that is shown in the courtyard area, is that going to be moved?

Mr. Gillam stated that hasn't been decided by the Church. That may be set back to the south of the parking area. It was originally set back over here at one time. There used to be a residential garage there on the south and it may be relocated there. As I stated, we would appreciate your approval of the project.

Ms. Perney asked are there any comments or a motion?

Mr. Renz stated that I wish to point out that I have a conflict of interest in this case as I am staff at Jones-Gillam. I will excuse myself from voting.

MOTION: Hamman stated I would move to accept Application #CC06-14 as presented under Option No. 1.

SECOND: Nelson seconded the motion.

VOTE: Motion approved 6-0, 1 Abstention.

4. Other Matters.

Mr. Burger stated we want to bring to you a couple of projects that staff has helped to coordinate. These did not require a Certificate of Compatibility. The Old School of Music Building at 149 S. Santa is receiving maintenance where the brick and mortar at the cornice has been spalling off on the Santa Fe façade. Jack Gillam and Ponton's Construction were working on that. In order to access the damaged areas of masonry, the tin entablature was removed. It was damaged taking it down. They have tried with several tradesmen to weld and repair the buckled entablature, but were unsuccessful. Mr. Gillam brought an application to the Heritage Commission to instead replace the entablature with a fiberglass one that replicates the profile, size and appearance. There is a similar one at 148 S. Santa Fe. The Heritage Commission reviewed the work because it is in the environs of the Stiefel Theatre and approved the project on October 27th. You will be seeing the replacement cornice after the masonry on the building is repaired. There also was an oversized banner placed on the south wall of the Spot nightclub at 232 N. Santa Fe in late October. Crown Distributing installed the 16 ft. by 42 ft. banner on the building wall. Unfortunately they did not have a sign permit or a review by the Building Services Department or this body. We informed the business owner that the banner was illegal because it exceeded the maximum allowed sign area for the entire building. Crown Distributing will be taking that banner down next week. We did receive several calls from BID members on the sign and I know that most of you could not help but see it because of its location. Staff handled that as a zoning violation

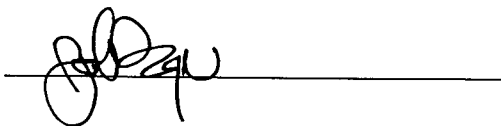
5. The next meeting, if scheduled, will be on November 30, 2006.

Mr. Burger stated we have no cases that have been filed for November 30th so that meeting will not be held. The next regular meeting would be on December 14th. We will forward to you an agenda if that meeting is held. At this point we are not aware of any projects that are preparing to come in.

6. A motion to adjourn is in order.

Mrs. Perney adjourned the meeting the meeting at 4:30 p.m.

John Burger, Assistant Secretary

A handwritten signature in black ink, appearing to be "John Burger", is written over a horizontal line.

Attest:
